

PROPERTY LOCATION

No	Alt No	Direction/Street/City
26		HOBBS CT, ARLINGTON

OWNERSHIP

Owner 1:	YUKON REALTY LLC				
Owner 2:					
Owner 3:					
Street 1:	1125 MASS AVE				
Street 2:					
Twn/City:	ARLINGTON				
St/Prov:	MA	Cntry:		Own Occ:	N
Postal:	02476			Type:	

PREVIOUS OWNER

Owner 1:			
Owner 2:			
Street 1:			
Twn/City:			
St/Prov:		Crtry:	
Postal:			

NARRATIVE DESCRIPTION

This parcel contains 80,386 Sq. Ft. of land mainly classified as Auto Repair with a Repair Gar. Building built about 1957, having primarily Brick Exterior and 32032 Square Feet, with 1 Unit, 0 Bath, 0 3/4 Bath, 1 HalfBath, 0 Rooms, and 0 Bdrm.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	I	INDUSTRIA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	1.84541	Total SF/SM:	80386	Parcel LUC:	332	Auto Repair	Prime NB Desc:	COMM GD	Total:	3,476,695	Spl Credit	Total:	3,476,700
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
332	80386.000	1,315,300		3,476,700	4,792,000
Total Card	1.845	1,315,300		3,476,700	4,792,000
Total Parcel	1.845	1,315,300		3,476,700	4,792,000
Source:	Market Adj Cost	Total Value per SQ unit /Card:		149.60	/Parcel: 149.6

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	332	FV	1,315,300	0	80,386.	3,416,400	4,731,700	4,731,700	Year End Roll	12/18/2019
2019	332	FV	1,172,600	0	80,386.	3,215,400	4,388,000	4,388,000	Year End Roll	1/3/2019
2018	332	FV	1,172,600	0	80,386.	2,813,500	3,986,100	3,986,100	Year End Roll	12/20/2017
2017	332	FV	1,172,600	0	80,386.	2,210,600	3,383,200	3,383,200	Year End Roll	1/3/2017
2016	332	FV	1,036,000	0	80,386.	2,210,600	3,246,600	3,246,600	Year End	1/4/2016
2015	332	FV	977,500	0	80,386.	2,009,700	2,987,200	2,987,200	Year End Roll	12/11/2014
2014	332	FV	977,500	0	80,386.	2,009,700	2,987,200	2,987,200	Year End Roll	12/16/2013
2013	332	FV	977,500	0	80,386.	2,009,700	2,987,200	2,987,200		12/13/2012

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
10/19/2018	MEAS&NOTICE	PH	Patrick H
3/24/2009	Meas/Inspect	201	PATRIOT
7/7/2004	OWNR INFO	BR	B Rossignol
11/9/2000	Hearing N/C		
4/28/2000	Info At Door	197	PATRIOT
11/1/1989		PM	Peter M

Sign: _____ VERIFICATION OF VISIT NOT DATA ____/____/____

PRINT	
Date	Time
12/10/20	19:38:35
LAST REV	
Date	Time
10/09/19	14:13:09
apro	
4650	

USER DEFINED	
Prior Id # 1:	37533
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	



Patriot
Properties Inc.

USER DEFINED

